



Glendover Park

Homeowners Association

Volume 3, Issue 2

www.glendoverparkhoa.org

May 1, 2008

Coming Events:

May

May 1st

May Day

May 5th

Cinco de Mayo

May 6th

National Teachers Day

May 11th

Mother's Day

May 13th

GPHOA Board Meeting
7pm—Kerr Elementary

May 16th & 17th

GPHOA Community
Yard Sale (Having An
other Due to Storms)

May 17th

Armed Forces Day

May 22nd

National Maritime Day

May 23rd & 24th

GPHOA Community
Yard Sale (RAIN DATES)

May 26th

Memorial Day

June

Jun 5th

Allen ISD Last Day of
School

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President's Update

by Greg Parks

The early morning storm on April 10th resulted in significant damage to numerous residences, the GPHOA Pool House, and common area fences and trees. The Insurance Adjuster has looked at the property and we are waiting on the final report. We have received numerous bids for the GPHOA Perimeter Fence repairs in excess of \$50K but our insurance company should cover the majority of the costs. Once the Adjuster completes the report GPHOA will hire contractors to repair the Pool House Roof and Community fence as needed. Area contractors specializing in fencing and roofing are very busy at this time which may delay the common area repairs. I want you to know that the Board and NMI are working to have repairs completed as quickly as possible.

The Board worked to provide updated storm information, links to the City of Allen's website, and after a suggestion from one of our neighbors, the Webmaster started a Lost and Found section. I would like to thank our Webmaster, Michael Roman for his immediate response and updates to the GPHOA website. If you would like to receive the GPHOA e-News updates use the E-mail link on the Homepage to register your e-mail address. It will only be used for e-News and will not be published in the GPHOA Directory or given to any outside group.

Start cleaning out your closets and garage and join the Glendover Park Community Yard Sale. Due to the April 10th storm we are having another 4th Annual

Glendover Park Community Yard Sale to allow residents involved with Storm Clean-up another chance to participate. It is being repeated May 16th and 17th, with rain dates of May 23rd and 24th.

Enjoy your Pool! The GPHOA Pool opened May 1st and will remain open through October 31st, weather permitting. Pool hours are Saturday - Thursday 7am - 10pm and Friday - Saturday 7am - 11pm. During the month of May two new Sun Shades will be added to the deck area. One on the East end and one on the West end. Enjoy the additional shade. As a reminder, the pool is for residents in good standing of Glendover Park HOA and their guests. The Pool Gate Key Passes issued last year will work this year and following years. If your key pass does not work contact NMI at 972-359-1548. Replacement and additional keys are also available from NMI. If you are a new resident and have not received your key, NMI will be able to provide one. Your help is needed to ensure that individuals in the Pool Area are authorized to be there. Please do not open the gate to admit visitors without a Pool Gate Key Pass. Please instruct your children not to open the gate for visitors. Children under 14 are not allowed at the Pool unless accompanied by an adult resident. Complete GPHOA Pool Rules can be found on page 5 of this newsletter. It is important for all family members to understand and follow the Pool Rules. Violations of the pool rules can result in Pool Gate Key Passes being disabled and pool privileges suspended for the season.

See President's Update on Page 2

President's Update

continued from page 1

During the 2007 Pool Season there were numerous instances of after-hours trespassing and vandalism. The vandalism continued during the off-season. Vandalism costs you money. Repair costs are paid from the HOA General Fund and that takes money away from other projects. Budget shortfalls could result in increased HOA assessments. In an attempt to curb vandalism this year, anyone caught trespassing after-hours or vandalizing your facilities will be turned over to the Allen Police Department and the HOA will ask to have charges filed. The management company will follow the HOA Collections policy to recover repair and administrative costs from those responsible. Please let your family members know the consequences of trespassing and vandalism.

Upcoming Social Events

The Social Committee looks forward to providing our community with fabulous get-togethers.

Mark your calendars for the following dates:

June 14th

Adult Pool Party (21 and over) Swimming not required.

Aug. 16th

Teenagers Rule (ages 13 to 19)

Oct. 7th

National Night Out (Texas only date)

If you are wanting to get more involved with our community and aren't sure how, helping plan the social events is a fun way to start!

Please contact Dawn Wilcox at

safetywatch@glendoverparkhoa.org

Our Community is Managed by:

Neighborhood Management Inc. (NMI)

PO Box 1567

Allen, TX 75013

Phone: 972-359-1548

Community Association Managers:

Katie Waters (CMCA)

Email: Katie@nmitx.com

Beverly Coghlan (CMCA)

Email: beverly@nmitx.com

Report Suspicious Activity and Crime

Law enforcement cannot overcome crime without the support of citizens individually and as a community. Alerting the Police to suspicious activity can prevent you or someone else from becoming a crime victim. It's an individual responsibility!

The City of Allen has a Juvenile Curfew from 11pm Sun – Thurs evening until 6am the following day and 12:01am until 6am Sat and Sun. Please report any juveniles that are at the Pool Area or in other areas of the neighborhood during Curfew times.

If you see a crime being committed, report it immediately and accurately. If you are a victim of a crime, report it as soon as possible. Even a five minute delay in reporting can significantly reduce the chance of catching the criminal. Don't hesitate to call if you think something may be wrong. Don't worry about being embarrassed if your suspicions turn out to be unfounded. Think what could happen if you don't act.

HOA Board Members

Greg Parks - President

president@glendoverparkhoa.org

Board Liaison for Communications Committee

Gina Kilgore - Executive Vice President

execvp@glendoverparkhoa.org

Board Liaison for Architectural Modifications Committee (AMC)

Nancy Hunt - Vice President

vp@glendoverparkhoa.org

Board Liaison for Beautification Committee

Michael Wooton - Treasurer

treasurer@glendoverparkhoa.org

Board Liaison for Pool Committee

Dawn Wilcox - Secretary

secretary@glendoverparkhoa.org

Board Liaison for Social Committee/
Safety Watch

Troubled by Pests?

Courtesy of:

Kimberly Schofield
Program Specialist-Urban IPM
k-schofield@tamu.edu



Time to Treat for Fire Ants:

Since the recent rains, there have been more visible fire ant mounds in area landscapes. Fire ant mounds are not only unsightly, but these ants are medically important. They are aggressive and tend to come out of their colony by the thousands when disturbed. This causes us to have no choice, but to use control methods for these ants!



Red imported fire ant worker. Photo by Bart Drees, Texas A&M University.

Before chemically treating for fire ants, one must first survey the area to determine the number of mounds. If less than 5 mounds are present in a quarter acre plot, then it is advised to treat the individual mounds. The individual mound treatment is the fastest way to get rid of the fire ant mounds, but it is more labor intensive and more costly to apply when compared to the broadcast baits.

If more than 5 mounds are present, then treatments should be broadcasted over the entire area. A fire ant bait or granular insecticide may be used. Fire ant baits are made up of defatted corn grit covered with insecticide

and soybean oil. Before broadcasting the fire ant bait, foraging activity should be assessed. In order to test for foraging activity, place a potato chip or



Egg, larval stages, pupa and adult fire ant worker. Photo by Bart Drees, Texas A&M University.

hot dog next to the mound. If fire ants find the chip or hot dog within about twenty minutes, then the bait should be broadcasted. Fire ants will typically actively forage when the soil surface temperature is between 70 and 90° F. The delivery process of baits into the colony is so effective, that the amount of insecticide applied in an area is significantly reduced. Fire ant baits should never be watered into the soil and they should not be

used if they smell rancid. Also, granular insecticides can be broadcasted over the entire area and need to be watered into the soil. Granular insecticides will usually provide 6 to 12 months of control.

Both fire ant baits and contact insecticides can be broadcast using a hand-held spreader for small areas or a Herd Seeder can be mounted onto a truck or ATV for larger areas.

Before applying any type of pesticide, always be sure to read and follow the pesticide label. Never use harmful toxins, such as gasoline to control fire ants. These products are illegal and dangerous. Also, never leave insecticide baits on streets or walkways after application, in order to avoid unnecessary entrance into the water supply.

For more information, please visit the fire ant webpage at <http://fireant.tamu.edu>.

Multiplying Mosquitoes

Due to the recent rains and warmer temperatures, we have another flying insect joining us outside, the mosquito.

Mosquitoes are a diverse group of flies, and there are over 85 species in Texas.

Mosquitoes develop through a complete lifecycle with an egg, larva, pupa and adult stage. Mos-

quito eggs may be laid individually or in clusters on the surface of water or in dry locations that will flood periodically. The eggs hatch into larvae that eat microscopic plants, animals and other organic material in the water. The larvae will then develop into pupae, which do not feed. Then the adult stage will emerge from the water and take flight.

Adult male and female mosquitoes will feed on nectar, honeydew and fruit juices. The female mosquito will also consume blood in order to develop her eggs. This causes the female mosquito to be considered one of the biggest medical threats to humans, since they are capable of transmitting many diseases, such as West Nile Virus, Malaria, Eastern Equine Encephalitis, and Yellow Fever.

See Pests on Page 4



Asian tiger mosquito, *Aedes albopictus* (Skuse) (Diptera: Culicidae). Photo by Dr. Bart Drees, Professor and Extension Entomologist.

Troubled by Pests?

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Some Options For Controlling Mosquito Populations Outdoors:

1) The **number one way to reduce mosquito populations** in your yard is **source reduction!!!** Mosquitoes need as little as a bottle cap full of water in order to complete their lifecycle. If standing water is eliminated in your backyard, then the overall mosquito population in your area will be reduced.

A) Areas containing water should be changed once a week or emptied, such as wading pools, buckets, bird baths, pet dishes, ponds, boat covers, and irrigation systems.

B) Holes or depressions in trees should be filled with sand or mortar.

C) Leaky pipes should be repaired.

D) If standing water can not be drained, then mosquito dunks containing *Bacillus thuringiensis israelensis* (*Bti*) can be used.

2) Mow tall grass and reduce the amount of foliage to reduce the resting sites for adult mosquitoes.

3) Insecticides can be applied to trees and shrubs, such as those containing pyrethrins, to kill adult mosquitoes.

Some options to prevent mosquito bites:

1) Avoid wearing dark colors, since mosquitoes rely on visual cues to locate hosts.

2) Avoid exercising or yard work in the heat of the day, since mosquitoes are attracted to carbon dioxide and perspiration.

3) Avoid wearing fruity or floral fragrances in perfumes, hair products, or sunscreens, since these scents are more attractive to mosquitoes.

4) Wear long, loose-fitting clothing to avoid mosquito bites.

5) Chemicals can be applied to the skin and clothes to prevent bites. There are many mosquito repellents on the market such as those containing DEET, picaridin, oil of eucalyptus, and soybean oil-based repellents.

Glendover Park HOA Wants Your E-Mail Address!

Are you getting the Glendover Park HOA eNews updates via E-mail? If not, visit our homepage and sign-up for e-News or send your name, address, and e-mail address to president@glendoverparkhoa.org and we'll add you to our list. Don't be the last to learn about incidents such as thefts & robberies in the community or upcoming events/meetings!

EMAIL ADDRESSES

ARE KEPT CONFIDENTIAL!

WANTED
YOUR E-MAIL ADDRESS
REWARD

Warming Weather Brings out Boats and Other Recreational Vehicles

As the weather warms up it is time to bring out the boats, personal watercrafts, and other recreational vehicles. Remember, these "toys" may be parked in front of your house for one night only. If you wish to keep these items parked on your driveway, you must submit an AMC Request form. This form can be obtained by calling the management company, or from the website at www.glendoverparkhoa.org. If you have any questions email the AMC committee at amc@glendoverparkhoa.org.

Community Clubs

Do you have a Book Club, Bunko Club, Mah Jongg Club that needs new members? Are you interested in starting a Community Club?

Would you like to advertise your club in the Glendover Park Newsletter? Please forward your club information and contact details to secretary@glendoverparkhoa.org.

Safety Watch

By Dawn Wilcox

Fellow neighbors, I am interested in setting up our own safety patrol on the weekends. I am looking to have four or more people willing to help us patrol the neighborhood. We will rotate certain evening hours to help eliminate damage done to our neighborhood. When we work together we can accomplish feats. If you are interested please contact me via e-mail at safetywatch@glendoverparkhoa.org

2008 Pool Season

The GPHOA Pool opened May 1st and will remain open through October 31st, weather permitting. Pool hours are Sunday - Thursday 7am – 10pm and Friday – Saturday 7am – 11pm. For the benefit of our neighbors that live next to the pools please use the pool area only during posted hours. State law requires cars to be parked facing the flow of traffic (passenger door against the curb) and violators may be ticketed.

- **NO LIFEGUARD ON DUTY—SWIM AT YOUR OWN RISK**
- Residents must use their Pool Gate Key Pass for entrance to the Pool. Please do not open the gate for individuals who do not have a Pool Gate Key Pass
- Persons under 14 **must be accompanied by an adult 18 or older**
- Proper swim attire is required
- Only children 5 and under are permitted in the kiddie pool. All diapers must be covered with tight-fitting plastic pants
- Each guest must be accompanied by an adult member, 18 or older (Maximum of 5 guests per residence)
- No glass containers permitted inside pool gates
- No food or beverage in or near the water
- No running or diving
- No rough play or pushing
- No skateboards, bikes, scooters, or roller-

blades inside the pool gates or on the porch. Use the bike rack provided

- Keep music at a level that does not disturb other residents
- Please pick up after yourself, family, and guests
- Members may ask persons under age and/or engaging in disruptive behavior to leave or provide their names to NMI

Birthday Parties and Special Events may be booked by contacting NMI for reservations. You are responsible for the conduct of your guests and the clean-up of decorations and garbage. A cleaning deposit is not required but any charges associated with clean-up or damage will be billed to the residents HOA account. Please limit your Guest List to 20 or fewer. Residents that have not made reservations for Parties or Special Events may be asked to leave and lose pool privileges.

Pool Cleaning is being performed again this year by The Pool Butler. The water levels and chemistry are checked and logged daily, chemicals adjusted as needed, and the pool is serviced three times per week. The pool deck area and restrooms are cleaned 7 days a week by Pools R Us. We hope for another smooth pool season this year.

If you have any concerns please email treasurer@glendoverparkhoa.org or our Community Manager Katie Waters at Katie@nmitx.com.

Meet our New Neighbors

Name	Address	Move-In Date
Mickey & Brenda Tyler	1405 Lomond court	3/27/2008
Gloria Ogbonna	1207 Scottsman Dr.	3/31/2008
Srinath Beldona	1319 Canterbury	4/1/2008

The Glendover Park Newsletter is published monthly as a service to the residents of Glendover Park. Viewed online at www.glendoverparkhoa.org.

Do you have an idea or suggestion for the newsletter? Do you have a photo or article you would like to submit? Email the editor at president@glendoverparkhoa.org. Articles for the newsletter are finalized on the 15th of the preceding month. Submit your ideas before the dead-

Privacy Fence Maintenance

It's that time of year when outside repairs are inevitable. Please remember that fence pickets need to be maintained consistent with the appearance of your home in terms of structural integrity, consistent stain/paint color, and general consistent appearance. When selecting stains and paints for your fence please refer to the Architectural Modifications Guidelines Booklet for additional information.

Glendover Park Yard of the Month

Introducing Calloway's "Good Neighbor" Program

Calloway's Nursery is sponsoring the Glendover Park Yard of the Month Program. Because of Calloway's sponsorship we will enjoy the following benefits:

- **Monthly garden tips**
- **Special Savings coupons (found on our website and in our newsletter)**
- **Sponsored YOM Gift Certificate for our monthly winner**
- **YOM winner will be identified by a Calloway's YOM sign**

The Beautification Committee is very excited about this program. The winner of the YOM will be sent a \$50 Gift Card directly from Calloway's. In addition to this gift card, we as the committee will award our community prize of \$50. Who wouldn't mind this special recognition for hard work and effort to spruce up your front yard? YOM begins April and every month through October, How does the YOM get chosen? They get chosen by "you" the community. We begin every month asking for your nominations. The rules are simple: The yard must be well maintained and neatly groomed. They can be planted with seasonal color or perhaps landscaped with curb appeal. The committee and the board get the list of nominations and the voting begins. So, Let the shovels begin! We are looking forward to awarding you with the YOM prize. Our Thanks to Calloway's.

Timely Tip Calloway's May Gardeners

Crape Myrtles are one of the most popular summer flowering shrubs. They provide abundant summer blooms and vivid fall foliage while requiring minimum maintenance. Bloom colors range from red and pink to lavender and white.

Crape Myrtles range in height from 3 feet to more than 20 feet tall. They do best planted in full sun. Prepare the soil with organic material such as Calloway's Landscape Mix and dig the hole just as deep as the container and twice as wide. Water well after planting and apply 2 to 3 inches of mulch to the surface.

Hand water at least once a week for the first year. Fertilize in early spring with a high nitrogen, lawn type fertilizer to stimulate healthy, early season growth. Later in early summer, switch to a flower promoting fertilizer such as Calloway's Professional Crape Myrtle Food.

Prune Crape Myrtles to only remove the seed heads or any branches which rub together. Do not "top" them as it will destroy their natural shape and beauty. Know the space requirements before planting, you do not want to try and control the size of a Crape Myrtle by pruning.

There is no such thing as a perfect plant and the Crape Myrtle is no exception. Crape Myrtles are susceptible to Powdery Mildew and to aphids which will lead to Sooty Mold. We carry both organic and synthetic solutions; choose whichever program best suits your needs.

Increase the value of your landscape and plant a Crape Myrtle. You will enjoy its beauty year round!

Glendover Park Homeowners Association

Visit us at
www.calloways.com



CALLOWAY'S
NURSERY

Offer good for merchandise only. No cash value. One certificate per person, please. Not good with any other offer.

Offer valid at ANY Dallas/Fort Worth location.

Offer expires:
December 31, 2008

\$5 off every \$25 purchase

CODE #92

Storm Damage Repairs

Before repairing your property please refer to the governing documents for the community. View all restrictions and modification guidelines on the Glendover Park Website. Please feel free to contact Katie at Katie@nmitx.com with any questions. Here are a few tips for Fence, Roof, and Tree/Shrub.

FENCE REPAIR/REPLACEMENT

If repairing a fence to its' original state, no ACC approval is necessary. However, replacing the entire fence, please refer to the fence guidelines located on page 11 of the modification guidelines. **ALL FENCE REPLACEMENTS MUST BE SUBMITTED AND APPROVED BY THE ACC PRIOR TO BEGINNING ANY WORK.** The ACC will expedite approval so that work may begin as quickly as possible.

ROOF REPAIR/REPLACEMENT

Replacing/repairing a roof with the same or similar color does not need committee approval. **If the color is completely changed then it must be approved by the modification committee.** Again, the ACC will expedite all requests.

TREE/SHRUB REPLACEMENT

Shrubs or trees lost due to the storm should be replaced as soon as possible with comparable plantings in accordance with governing documents. **No approval is required to replace trees or shrubs, however, those not removed within 30 days will be considered in violation. If special circumstances cause delays please contact Katie at Katie@nmitx.com.**



Glendover Park HOA

Committee Membership Sign Up

I would like to join the following committees:

() Architectural Modification Committee

Responsible for reviewing requests from homeowners to insure that they are in compliance with the existing rules and regulations when making a modification to their property

() Pool Committee

Responsible for overseeing the upkeep of the pool and surrounding space

() Beautification Committee

Responsible for overseeing common area landscape maintenance and facilitating a "Lawn of the Month" program

() Communication Committee

Responsible for maintaining the website, publishing the neighborhood newsletter and sending timely emails to the community announcing events

() Social Committee

Responsible for organizing social events in the neighborhood

() Neighborhood Watch Committee

Responsible for implementing an effective crime watch system in the community and distributing timely information regarding suspicious activity

Name(s): _____

Address: _____

Phone: _____

Email Address: _____

Return by fax: 972-359-1171



Photo Courtesy of Michael Roman
MicroAd Agency

**Due to the April 10th Storm
We Are Having Another
The 4th Annual Glendover Park
Community Yard Sale!**

**Friday May 16, 2008 &
Saturday May 17, 2008**

8:00 a.m. - 4:00 p.m.

It's Spring Cleaning Time!

If you have clutter you need to get rid of
or unwanted items this day is for you!

If you would like to participate, just place your items in your yard to sell.
We suggest you place a balloon on your mailbox and/or place a sign at your street
entrance to draw attention to your yard sale.

Happy Sales to you!

The more neighbors that participate in the sale, the bigger the draw for all and all future
Glendover Park Community Yard Sales!

The **HOA** will advertise the **Glendover Park Community Yard Sale** in the
Allen American, Plano Star, and McKinney newspapers.
Signs will also be prepared and posted at our major
Glendover Park entrances.

The Garage Sale Committee will be establishing a set weekend and month so that all Homeowners will
know each year when the sale will be held (i.e. 2nd Saturday in April).

Once established this date will be posted on the HOA website.

Your input is wanted and needed. Please let us know your ideas to make our

Community Yard Sale the sought out sale each year!

Reply to Gina Kilgore at execvp@glendoverparkhoa.org

In the event of rain, our rain date is May 23rd and 24th.

Please check www.glendoverparkhoa.org for information or rain cancellation news.

**Thank you and with your support we can make our
Annual Glendover Park Community Yard Sale a success for all!**



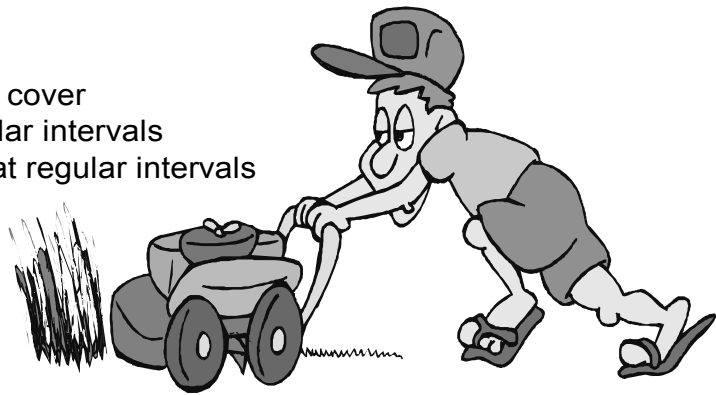
SPRING HAS

SPRUNG!!

With the spring rains come weeds and out of control grass. Please remember it is that time of year to maintain your lawn, per our governing documents.

Duty of maintenance includes:

- Maintain an attractive ground cover
- Edge the street curbs at regular intervals
- Mow the lawns and grounds at regular intervals
- Prevent lawn weeds or grass from exceeding 6" in height
- Water at regular intervals
- Now is a good time to fertilize, which will help with your efforts to keep your neighborhood neat and well manicured
- Trashcans must be out of sight of the street and your neighbors. Trash pick-up is on Monday
- Parking on the streets for extended periods of time or overnight causes congestion and is a danger to pedestrians
- Before you consider changing the exterior appearance of your home, you must first submit for approval to the Architectural Modification Committee (AMC). (ex: fences, landscape, exterior paint or stain, storage shed, etc.) Call Neighborhood Management Inc for an AMC Request form or visit the Glendover Park website
- Boats and trailers are not allowed to be parked or stored on a homeowner's lot
- These restrictions are designed to protect the value of your property. Working together will ensure the overall community will remain visually appealing to you and your neighbors, surrounding sub-divisions, and potential future residents



Remember to visit the Glendover Park website at:
www.glendoverparkhoa.org